



JAMES A. NOYES, Director

COUNTY OF LOS ANGELES

DEPARTMENT OF PUBLIC WORKS

"To Enrich Lives Through Effective and Caring Service"

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P.O. BOX 1460
ALHAMBRA, CALIFORNIA 91802-1460

May 6, 2004

IN REPLY PLEASE
REFER TO FILE:

MP-6
275-556.041

The Honorable Board of Supervisors
County of Los Angeles
383 Kenneth Hahn Hall of Administration
500 West Temple Street
Los Angeles, CA 90012

Dear Supervisors:

**STORM DRAIN BOND ISSUE PROJECT NO. 556, MONTEREY PARK (1958)
QUITCLAIM OF EASEMENT - CITY OF ALHAMBRA - PARCEL 91EX
SUPERVISORIAL DISTRICT 5
3 VOTES**

**IT IS RECOMMENDED THAT YOUR BOARD ACTING AS THE GOVERNING BODY
OF THE LOS ANGELES COUNTY FLOOD CONTROL DISTRICT:**

1. Find this transaction categorically exempt from the provisions of the California Environmental Quality Act (CEQA).
2. Declare the easement interest in Project No. 556, Parcel 91EX (1,475± square feet), located on the northwest corner of Garvey Avenue and Hathaway Walk in the City of Alhambra, to be no longer required for the purposes of the Los Angeles County Flood Control District.
3. Authorize the Quitclaim of Easement to the underlying fee owners, Wayne C. Tam and Millicent J. Tam, Co-Trustees, Tam Family Trust, for \$2,500.
4. Instruct the Chairman to sign the enclosed Quitclaim of Easement and authorize delivery to the Grantees.

PURPOSE/JUSTIFICATION OF RECOMMENDED ACTION

This action will allow the District to quitclaim its easement in Project No. 556, Parcel 91EX, to the underlying fee owners, Wayne C. and Millicent J. Tam. Parcel 91EX is located on the northwest corner of Garvey Avenue and Hathaway Walk in the City of Alhambra.

The District acquired the easement to Parcel 91EX for covered storm drain purposes in connection with Project No. 556. The underlying fee owners requested this easement be quitclaimed to them. Construction of the project has been completed, and the subject parcel lies outside the required right of way.

Implementation of Strategic Plan Goals

This action is consistent with the Strategic Plan Goal of Fiscal Responsibility. The revenue from the sale will be used for flood control purposes. Furthermore, the sale will eliminate the need to maintain the property and reduce the District's expenses and liability.

FISCAL IMPACT/FINANCING

The proposed selling price of \$2,500 represents the sales price. This amount has been paid and deposited into the District's General Fund.

FACTS AND PROVISIONS/LEGAL REQUIREMENTS

The enclosed Quitclaim of Easement has been approved by County Counsel and will be recorded.

ENVIRONMENTAL DOCUMENTATION

With respect to requirements of the CEQA, this sale of real property is categorically exempt, as specified in Class 12 of the Environmental Document Reporting Procedures and Guidelines adopted by your Board of November 17, 1987, Synopsis 57, and Section 15312 of the State CEQA Guidelines.

IMPACT ON CURRENT SERVICES (OR PROJECTS)

None.

The Honorable Board of Supervisors
May 6, 2004
Page 3

CONCLUSION

This action is in the District's best interest. Enclosed are an original and two duplicates of the Quitclaim of Easement. Please have the original and duplicates signed by the Chairman and acknowledged by the Executive Officer of the Board. Please return the executed original and one duplicate to this office, retaining one duplicate for your files.

One approved copy of this letter is requested.

Respectfully submitted,

JAMES A. NOYES
Director of Public Works

WDS:bw
P6:2616BRDLTR.DOC

Enc.

cc: Auditor-Controller (Accounting Division - Asset Management)
Chief Administrative Office
County Counsel

RECORDING REQUESTED BY
AND MAIL TO:

Mr. and Mrs. Wayne C. Tam
2225 West Commonwealth Avenue, Suite # 206
Alhambra, CA 91803

Space Above This Line Reserved for Recorder's Use

Document transfer tax is \$ _____
() computed on full value of property conveyed, or
() computed on full value less value of liens and
encumbrances remaining at time of sale
LOS ANGELES COUNTY FLOOD CONTROL DISTRICT

Assessor's Identification Numbers:
5354-016-056 (Portion)
5354-016-Hathaway Walk (Portion)

By _____

QUITCLAIM OF EASEMENT

For a valuable consideration, receipt of which is hereby acknowledged, the LOS ANGELES COUNTY FLOOD CONTROL DISTRICT, a body corporate and politic, does hereby remise, release, and forever quitclaim to WAYNE C. TAM and MILLICENT J. TAM, Co-Trustees, Tam Family Trust dated May 16, 1991, all its right, title, and interest in and to that certain easement for covered storm drain purposes reserved in Quitclaim Deed recorded November 21, 1975, in Book D6879, page 154, as Document No. 3311, of Official Records, in the office of the Recorder of the County of Los Angeles, insofar and only insofar as said easement exists on the real property in the City of Alhambra, County of Los Angeles, State of California, described in Exhibit "A" attached hereto and by this reference made a part hereof.

Dated _____

LOS ANGELES COUNTY FLOOD CONTROL DISTRICT,
a body corporate and politic

By _____
Chairman, Board of Supervisors of the
Los Angeles County Flood Control District

(LACFCD-SEAL)

ATTEST:
VIOLET VARONA-LUKENS, Executive Officer
of the Board of Supervisors
of the County of Los Angeles

PROJECT NO.275-556	91EX
275-556 RW 5	
S.D. 1	M0221083

KDR:in:P:Conf:qcePROJ91EX

By _____
Deputy

NOTE: Acknowledgment form on reverse side

STATE OF CALIFORNIA)
) ss.
COUNTY OF LOS ANGELES)

On January 6, 1987, the Board of Supervisors for the County of Los Angeles and ex officio the governing body of all other special assessment and taxing districts, agencies, and authorities for which said Board so acts adopted a resolution pursuant to Section 25103 of the Government Code which authorized the use of facsimile signatures of the Chairman of the Board on all papers, documents, or instruments requiring his/her signature.

The undersigned hereby certifies that on this _____ day of _____, 20____, the facsimile signature of _____, Chairman of the Board of Supervisors of the LOS ANGELES COUNTY FLOOD CONTROL DISTRICT was affixed hereto as the official execution of this document. The undersigned further certifies that on this date, a copy of the document was delivered to the Chairman of the Board of Supervisors of the LOS ANGELES COUNTY FLOOD CONTROL DISTRICT.

In witness whereof, I have also hereunto set my hand and affixed my official seal the day and year above written.

VIOLET VARONA-LUKENS, Executive Officer
of the Board of Supervisors
of the County of Los Angeles

By _____
Deputy

(LACFCD-SEAL)

APPROVED AS TO FORM:

OFFICE OF THE COUNTY COUNSEL

By _____
Deputy

APPROVED as to title and execution, _____, 20____. DEPARTMENT OF PUBLIC WORKS Mapping & Property Management Division MARTIN J. YOUNG Supervising Title Examiner III By _____
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PROJECT NO. 275-556 91EX
275-556 RW 5
A.P.N. 5354-016-056 (Portion)
5354-016-Hathaway Walk (Portion)
T.G. 636 (A2)
I.M. 129-237
First District
M0221083

LEGAL DESCRIPTION

PARCEL NO. 91EX (Quitclaim of a portion of an easement):

Those portions of Lots 170, 171 and 172, Tract No. 14949, as shown on map recorded in Book 316, pages 10 to 18, inclusive, of Maps, in the office of the Recorder of the County of Los Angeles and that portion of Hathaway Walk, 20 feet wide, as shown on said map, reserved and described as Parcel No. 91A in deed recorded in Book D6879, page 154, of Official Records, in the office of said recorder.

Containing: 1,475± s.f.

EXHIBIT A